



**NOTICE OF DECISION
MINOR VARIANCE/PERMISSION
(Section 45 of the Planning Act)**

File Number:	A0948/15TEY	Zoning	R(f7.5; d0.6) & R2 Z0.6 (ZPR)
Owner:	JENNIFER BANNOCK	Ward:	Toronto Centre-Rosedale (27)
Agent:	JOHN GIBSON	Heritage:	Not Applicable
Property Address:	67 ROXBOROUGH ST W	Community:	Toronto
Legal Description:	PLAN E128 PT LOT 19 PT LOT 20		

Notice was given and a Public Hearing was held on Wednesday, December 2, 2015, as required by the Planning Act.

PURPOSE OF THE APPLICATION:

To install a new parking pad located in the front yard of the new three-storey single detached dwelling.

REQUESTED VARIANCE TO THE ZONING BY-LAW:

Chapter 10.5.80.10.(3), By-law 569-2013

A parking space may not be located in the front yard.

In this case, a parking space will be located in the front yard.

Section 6(3) Part IV 1(E), By-law 438-86

A motor vehicle parking space that is located between the front wall of the building and the front lot line is not permitted.

In this case, a parking pad will be located between the front wall of the building and the front lot line.

IT WAS THE DECISION OF THE COMMITTEE OF ADJUSTMENT THAT:

The Minor Variance Application is Refused

It is the decision of the Committee of Adjustment to NOT approve this variance application for the following reasons:

- The general intent and purpose of the Official Plan is not maintained.
- The general intent and purpose of the Zoning By-law is not maintained.
- The variance(s) is not considered desirable for the appropriate development of the land.
- In the opinion of the Committee, the variance(s) is not minor.

SIGNATURE PAGE

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Worrick Russell (signed)

Edmund Carlson (signed)

Nancy Oomen (signed)

DATE DECISION MAILED ON: **Tuesday, December 8, 2015**

LAST DATE OF APPEAL TO THE ONTARIO MUNICIPAL BOARD: **Tuesday, December 22, 2015**

CERTIFIED TRUE COPY

Anita M. MacLeod
Manager & Deputy Secretary-Treasurer
Toronto and East York Panel

To appeal this decision to the Ontario Municipal Board, send a completed OMB Appellant Form (A1) to the Manager & Deputy Secretary-Treasurer, Committee of Adjustment. You must pay a filing fee of \$125.00, by certified cheque or money order, in Canadian funds, payable to the Minister of Finance. An additional reduced fee of \$25.00 is required for each connected appeal filed by the same appellant. To obtain a copy of Appellant Form (A1) and other information about the appeal process please visit the Ontario Municipal Board web site at www.omb.gov.on.ca.